


Planning and Development Department Update

DATE: October 7th, 2011
TO: Mayor Setti D. Warren
FROM: Candace Havens, Director of Planning and Development 
RE: Friday Report
CC: Board of Aldermen
Robert Rooney, Chief Operating Officer

This weekly report is intended to keep you informed of current development proposals and other noteworthy planning and development activities as follows:

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| Monday 10/10/11 | <ul style="list-style-type: none">• City Hall Closed for the Holiday |
| Tuesday 10/11/11 | <ul style="list-style-type: none">• Economic Development Commission, 7:30 p.m., Room 209• Auburndale Historic District Commission, Cancelled, next meeting is November 8th• Land Use Committee – Public Hearing/Working Session, 7 :00 p.m., Aldermanic Chamber/ Room 222 |
| Wednesday 10/12/11 | <ul style="list-style-type: none">• Newton Housing Partnership, 8:00 a.m., Room 202• Bike Newton, 7:00 p.m., Brigham House, 20 Hartford Street, Newton Highlands• Zoning and Planning Committee, 7:45 p.m., Room 202 |
| Thursday 10/13/11 | <ul style="list-style-type: none">• Zoning Reform Group, 5:30 p.m., Room 209• Traffic Council, 7:00 p.m., Aldermanic Chamber• Newton Upper Falls Historic District Commission, 7:30 p.m., Room 202 |

- **Economic Development Commission:** The Commission will meet on **Tuesday, October 11th** at 7:30 p.m. in Room 209. The agenda includes updates from the Subcommittees on Existing Business Support and Business Attraction and discussion of next steps. **Contact Amanda Stout at 617.796.1127 or astout@newtonma.gov.**
- **Land Use Committee – Public Hearing/Working Session:** The Committee will meet on **Tuesday, October 11th** at 7:00 p.m. in the Aldermanic Chamber/Room 222. The agenda includes Special Permits/Site Plan Reviews for the following: **#148-11(2)** Constantine Taleas, request to extend a Nonconforming structure to combine three legally nonconforming lots into one conforming lot and to extend the legally nonconforming structure at 115-119 ELM STREET by attaching a 3-story mixed-use building with commercial space on the first floor and 4 dwelling units on the second and third floors, which will increase both the Floor Area Ratio, height, and number of stories; and to waive 2 parking stalls and certain dimensional parking, screening, and lighting requirements at **8 Border Street**; **#248-11** Mark Shoham request to legalize an existing accessory apartment with associated landscaping, lighting, and parking waivers at **308 Homer Street**; **#264-11** Mark & Lisa Kozak petition request to allow two parking stalls in the front setback at **119 Falmouth Road**; **#211-11** Eastern Beverage Group/EMK Newton Centre Realty, LLC request to extend/alter a nonconforming use from a retail market to a retail liquor store with associated signage at **543-545 Commonwealth Avenue**. **Contact Alexandra Ananth at 617.796.1121 or aananth@newtonma.gov.**
- **Newton Housing Partnership:** The Partnership will meet on **Wednesday, October 12th** at **7:45 a.m.** in Room 202. The agenda includes: Approval of September meeting minutes; Updates on various workplan items of the Policy and Program Subcommittee; Request from Zoning Reform Group for review of proposed language to the City's Zoning Reform Group final report; report from Housing staff on reestablishment of the creation of an affordable housing trust; Report on discussion held on September 27th with the Committee on Community Preservation on Newton's overall policy goals and funding options for affordable housing; and Project updates. **Contact Robert Muollo, Jr. at 617.796.1146 or rmuollo@newtonma.gov.**
- **Zoning & Planning Committee:** The Committee will hold a **Working Session** on **Wednesday, October 12th**, at **7:45 p.m.**, in the Aldermanic Chambers. The following items will be discussed: **#272-11**, Richard and Andree Wilson requesting that the City accept a Conservation Restriction on their property at **15 Bracebridge Road**; **#64-11**, His Honor the Mayor and the Planning Department requesting an amendment to Section 30-15, Table 4, Dimensional Controls for Rear Lot Development in Residential Zones in consideration of recent changes to the calculation of residential floor area ratios; and **#150-08**, Alderman Gentile proposing a zoning amendment to clarify that a commercial vehicle may only be parked at a residential property if registered to the owner/occupant. **Contact: Seth Zeren at 617.796.1145 or szeren@newtonma.gov.**

- **Bike Newton:** Bike Newton Steering Committee meeting will be held **Wednesday, October 12th** at 7:00 p.m. in the Brigham House, 20 Hartford Street in Newton Highlands. For more information **contact Steve Heinrichs at sheinr41423@aol.com**.
- **The Zoning Reform Group** will hold a working meeting at 5:00 p.m. on **Thursday, October 13th**, in Room 222. The Group will be meeting to discuss recommendations for the process of zoning reform and a future public workshop. **Contact Seth Zeren at 617.796.1145 or szeren@newtonma.gov**.
- **Traffic Council:** The Council will meet on **Thursday, October 13th** at 7:00 p.m., in the Aldermanic Chamber. The following items are scheduled to be discussed: Planning Department and the Department of Public Works, requesting the establishment of a permanent TIGER Permit program for students. This program would establish the following: (a) no more than 150 TIGER Permits to be issued to students, per the request of **Newton North High School**; (b) each TIGER Permit will include an assigned parking space, a permit number, and the effective dates; (c) 40 parking spaces in the **Austin Street** off-street municipal parking area will be designated as TIGER Permit only between 7:00 a.m. and 4:00 p.m. on school days; (e) the west side of **Lowell Avenue between Austin Street and Highland Avenue** will be designated as TIGER Permit only between 7:00 a.m. and 4:00 p.m. on school days, with no more than 17 permits assigned to this area; (f) the west side of **Lowell Avenue adjacent to Claflin Park** will be designated as TIGER Permit only between 7:00 a.m. and 4:00 p.m. on school days, with no more than 23 permits assigned to this area; (g) residents of **Hull Street, Elm Road, and Lowell Avenue between Calvin Road and Highland Street** will be eligible for TIGER Permits, which will not count against the student cap of 150 permits; (h) no more than 70 permits will be issued to students that will allow them to override existing time limits and resident parking restrictions and park on public ways that are approved by TC51-11 between the hours of 7:00 a.m. and 4:00 p.m. on school days, provided the following: (1) students can only be assigned to one side of each street approved by TC51-11, and (2) the maximum number of permits issued to students per street cannot exceed the number of houses that have frontage along the TIGER Permit designated side of the street; (i) consideration of allowing residents of certain other streets to be eligible to obtain TIGER permits; Item #TC51-11 Planning Department and the Department of Public Works, requesting that the following streets be designated TIGER Permit areas: (a) **Beaumont Avenue**, (b) **Blithedale Street**, (c) **Bolton Road**, (d) **Calvin Road**, (e) **Charlesden Park**, (f) **Clyde Street**, (g) **Dexter Road**, (h) **Elmwood Park**, (i) **Fairfield Street**, (j) **Gay Street**, (k) **Highland Avenue (between Lowell and Walnut)**, (l) **Kimball Terrace**, (m) **Kirkstall Road (between Walnut and Charlesden Park)**, (n) **Otis Street (between Walden and Walnut)**, (o) **Prospect Avenue**, (p) **Pulsifer Street**, (q) **Trowbridge Street (public portion)**, (r) **Walden Street**, and (s) **Woodside Road**; William Franklin, requesting a) no parking either side of **Trowbridge Avenue** 24 hours/day except by permit, b) each household should be issued two mobile permits and c) the street should be posted on either end as residents only (Note: this item was held for a trial on 9/30/10); Amy Mackrell and Barbara Model, requesting the implementation of Resident Permit Parking only on **Dexter Road**; Robin Stein and Elaine Whiteside, requesting "No Parking from 8:00am to 10:00am on School Days" on **Kirkstall Road and Charlesden Park**. **Contact David Koses at 617.796.1133 or dkoses@newtonma.gov**.
- **Newton Upper Falls Historic District Commission:** The Commission will meet on **Thursday, October 13th** at 7:30 p.m. in Room 202. The following request will be considered: **1240 Boylston Street**, request to erect vinyl panel fence along front perimeter of property. **Other Business:** Minutes from February, July 2011. **Contact Katy Holmes at 617.796.1143 or kholmes@newtonma.gov**.
- **Community Preservation Committee:** The Committee's next meeting is at 7:00 p.m. on **Tuesday, October 18th** at the Newton Senior Center (345 Walnut Street, Newtonville). No proposal or project discussions are scheduled. The main agenda item is reviewing draft materials & plans for the CPA's 10th anniversary in Newton, starting with the first **neighborhood CPA 10th birthday party** on **Tuesday, November 15th**. For details, go to www.newtonma.gov/cpa or contact **Alice E. Ingerson, Community Preservation Program Manager at 617.796.1144 or aingerson@newtonma.gov**.
- **Envisioning West Newton Village and Washington Street:** This fall, the Planning and Development Department is working with graduate students from MIT's Department of Urban Studies and Planning on a study of West Newton. On **Thursday, October 20th**, the students will present their initial findings and seek feedback from residents and business owners as they work to develop their final recommendations to be presented in December. Please join us at 7:00 p.m. for refreshments and discussion in Room 202, followed by the presentation from 7:30 – 9:00 p.m. in the Aldermanic Chamber. **Contact Amanda Stout at 617.796.1127 or astout@newtonma.gov**.